

ACTIONS TAKEN
JUNE 11, 2015
City of Danbury
ZONING BOARD OF APPEALS
City Council Chambers

ROLL CALL: Present were Chairman Richard Jowdy, Joseph Hanna, Rodney Moore, Michael Sibbitt, Alt. Anthony Rebeiro.

Staff present were Sean P. Hearty, Zoning Enforcement Officer, Secretary Patricia Lee, Corporation Counsel Robin Edwards.

Absent were Herb Krate, Alt. Rick Roos.

Mr. Jowdy called the meeting to order at 7:02 pm. Jowdy read the agenda / legal notice into the record. Mr. Moore made a motion to hear these petitions. Mr. Hanna seconded the motion. Motion carried unanimously.

OLD BUSINESS:

15-14 – Ridge Properties Joint Venture, LLP, 193 & 195 Long Ridge Road (J25003,J25006,J25007), Sec.4.A.4.a.(1)., to vary requirement for vehicular access to collector or arterial street; Sec.4.A.4.a.(6)., to vary requirement that Church site needs public water & sewer if in water company watershed (RA-40 & RA-80 Zone). Closed Public Hearing 5/14/15. Motion to have Corporation Counsel prepare Resolution of Denial by Moore. Second by Hanna. Motion carried unanimously.

NEW BUSINESS:

#15-19 – Maura Newall Juan/Seventy2 Architects as Agent, 9 Jeffrey St (#H22132)) Sec. 4.A.3., reduce side setback from 15 ft. to 5.9 ft. and front yard setback from 30 ft. to 22.9 ft. for additions to existing dwelling (RA-20 Zone). Motion to **approve** by Hanna. Second by Rebeiro. Motion carried unanimously.

#15-20 – 48 Main St. LLC, 48 Main St. (#I15325), Sec. 8.B.1.b.(4), reduce required driveway width for two-way travel from 24 ft. to 20 ft. for medical office building (C-CBD Zone). Motion to **continue** by Moore. Second by Hanna. Motion carried unanimously.

#15-21 – Joseph DaSilva Jr., 190-196 Main St./7 West Street (#I14175), Sec. 8.C.1.b.(3), allow off-site parking in a public parking structure not within 500 ft. of site [distance = 810 ft] (C-CBD Zone). Motion to **approve** by Moore. Second by Hanna. Motion carried unanimously.

OTHER MATTERS: NA

ACCEPTANCE OF MINUTES: February 26, 2015: Motion to approve these minutes as presented by Hanna. Second by Sibbitt. Motion carried unanimously.

May 14, 2015: Motion to approve these minutes as presented by Hanna. Second by Rebeiro. Motion carried unanimously.

Motion to adjourn by Moore. Second by Hanna. Motion carried unanimously at 8:07 pm.

NOTE: The next regular meeting is scheduled for June 25, 2015.

Richard S. Jowdy, Chairman